

PROPERTY LOCATION

No	Alt No	Direction/Street/City
45		CHATHAM ST, ARLINGTON

OWNERSHIP

OWNERSHIP			Unit #:	
Owner 1:	DURANCEAU ELLEN FINNIE			
Owner 2:				
Owner 3:				
Street 1: C/O ELLEN FINNIE				
Street 2: 47 CHATHAM ST				
Twn/City: ARLINGTON				
St/Prov: MA		Cnty:		Own Occ: Y
Postal: 02474			Type:	

PREVIOUS OWNER

Owner 1:	DURANCEAU FINNIE ELLEN -		
Owner 2:	DURANCEAU JACQUES L -		
Street 1:	45 CHATHAM STREET		
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry:	
Postal:	02474		

NARRATIVE DESCRIPTION

This parcel contains 9,704 Sq. Ft. of land mainly classified as One Family with a Cape Building built about 1954, having primarily Wood Shingle Exterior and 2126 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 0 HalfBath, 8 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

[illegible]

Total AC/HA:	0.22277	Total SF/SM:	9704
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IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	9704.000	329,800		497,800	827,600
Total Card	0.223	329,800		497,800	827,600
Total Parcel	0.223	329,800		497,800	827,600
Source:	Market Adj Cost	Total Value per SQ unit /Card:		389.20	/Parcel: 389.2

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	101	FV	329,800	0	9,704.	497,800	827,600	827,600	Year End Roll	12/18/2019
2019	101	FV	258,600	0	9,704.	504,900	763,500	763,500	Year End Roll	1/3/2019
2018	101	FV	258,600	0	9,704.	376,900	635,500	635,500	Year End Roll	12/20/2017
2017	101	FV	258,600	0	9,704.	341,300	599,900	599,900	Year End Roll	1/3/2017
2016	101	FV	258,600	0	9,704.	327,100	585,700	585,700	Year End	1/4/2016
2015	101	FV	242,500	0	9,704.	277,300	519,800	519,800	Year End Roll	12/11/2014
2014	101	FV	242,500	0	9,704.	263,100	505,600	505,600	Year End Roll	12/16/2013
2013	101	FV	242,500	0	9,704.	250,300	492,800	492,800		12/13/2012

SALES INFORMATION

[illegible]

BUILDING PERMITS

[illegible]

ACTIVITY INFORMATION

Date	Result	By	Name
6/13/2018	MEAS&NOTICE	CC	Chris C
3/30/2011	Info Fm Prmt	BR	B Rossignol
12/13/2008	Meas/Inspect	336	PATRIOT
4/25/2005	Permit Visit	BR	B Rossignol
8/16/2001	Permit Visit	PM	Peter M
3/9/2000	Inspected	276	PATRIOT
2/4/2000	Mailer Sent		
2/4/2000	Measured	264	PATRIOT
8/7/1993		AJS	

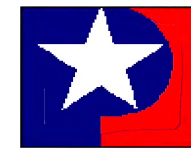
Sign: VERIFICATION OF VISIT NOT DATA _/_/_/_

Alt	%	Spec	J	Fact	Use Value	Notes
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[illegible]

497.783	Spl Credit	Total:	497.800
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APPRAISED:	827,600 /	827,600
USE VALUE:	827,600 /	827,600
ASSESSED:	827,600 /	827,600



Patriot
Properties Inc.

USER DEFINED

	Prior Id # 1:	59297
	Prior Id # 2:	
	Prior Id # 3:	
	Prior Id # 1:	
	Prior Id # 2:	
	Prior Id # 3:	
	Prior Id # 1:	
8	Prior Id # 2:	
	Prior Id # 3:	
	ASR Map:	
	Fact Dist:	
	Reval Dist:	
	Year:	
	LandReason:	
	BldReason:	
	CivilDistrict:	
	Ratio:	

